

Breakouts: THURSTON MAP AREAS						Northwest Multiple Listing Service - December 2025									
RES+CONDO	LISTINGS					PENDING SALES			CLOSED SALES						
Map Area	New Dec 2025	New Dec 2024	Ttl Active Dec 2025	Ttl Active Dec 2024	% Change, Ttl Active	Pending Dec 2025	Pending Dec 2024	% Change, Pending	Closed Dec 2025	Closed Dec 2024	% Change, Closed	Median \$, Dec 2025	Median \$, Dec 2024	% Change, Median Price	Months of Inventory
440	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
441	6	3	20	8	150.00%	7	7	0.00%	4	6	-33.33%	\$620,500	\$550,000	12.82%	5.00
442	9	4	20	10	100.00%	9	8	12.50%	17	4	325.00%	\$590,000	\$719,000	-17.94%	1.18
443	8	11	64	28	128.57%	19	29	-34.48%	21	17	23.53%	\$525,000	\$520,000	0.96%	3.05
444	10	9	42	28	50.00%	29	22	31.82%	13	16	-18.75%	\$529,900	\$539,500	-1.78%	3.23
445	5	1	8	8	0.00%	3	3	0.00%	5	3	66.67%	\$899,450	\$515,000	74.65%	1.60
446	13	17	49	30	63.33%	16	20	-20.00%	21	25	-16.00%	\$570,000	\$550,000	3.64%	2.33
447	11	10	46	24	91.67%	18	16	12.50%	24	16	50.00%	\$595,995	\$442,000	34.84%	1.92
448	7	5	22	20	10.00%	14	13	7.69%	16	13	23.08%	\$540,000	\$460,000	17.39%	1.38
449	3	4	12	14	-14.29%	5	6	-16.67%	6	12	-50.00%	\$644,900	\$602,500	7.04%	2.00
450	17	20	39	24	62.50%	19	24	-20.83%	37	29	27.59%	\$490,000	\$450,000	8.89%	1.05
451	32	14	60	38	57.89%	28	20	40.00%	23	26	-11.54%	\$525,000	\$500,000	5.00%	2.61
452	6	4	41	19	115.79%	3	5	-40.00%	8	3	166.67%	\$536,250	\$575,000	-6.74%	5.13
453	31	22	108	81	33.33%	39	28	39.29%	43	49	-12.24%	\$470,000	\$475,000	-1.05%	2.51
454	7	9	39	29	34.48%	10	8	25.00%	6	8	-25.00%	\$391,000	\$450,500	-13.21%	6.50
455	9	6	23	23	0.00%	7	6	16.67%	8	16	-50.00%	\$550,000	\$496,000	10.89%	2.88
All Thur Co	174	139	593	384	54.43%	226	215	5.12%	252	243	3.70%	\$520,500	\$500,000	4.10%	2.35

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440	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
441	6	3	20	8	150.00%	7	7	0.00%	4	6	-33.33%	\$620,500	\$550,000	12.82%	5.00
442	9	4	20	10	100.00%	9	8	12.50%	17	4	325.00%	\$590,000	\$719,000	-17.94%	1.18
443	7	11	60	25	140.00%	18	27	-33.33%	20	15	33.33%	\$542,475	\$530,000	2.35%	3.00
444	10	8	39	24	62.50%	23	20	15.00%	12	15	-20.00%	\$537,450	\$541,000	-0.66%	3.25
445	5	1	8	8	0.00%	3	3	0.00%	5	3	66.67%	\$899,450	\$515,000	74.65%	1.60
446	13	16	49	28	75.00%	15	20	-25.00%	21	24	-12.50%	\$570,000	\$552,500	3.17%	2.33
447	11	10	40	21	90.48%	17	16	6.25%	23	16	43.75%	\$599,990	\$442,000	35.74%	1.74
448	7	5	20	20	0.00%	14	13	7.69%	16	10	60.00%	\$540,000	\$492,495	9.65%	1.25
449	2	3	10	12	-16.67%	4	5	-20.00%	6	10	-40.00%	\$644,900	\$652,500	-1.16%	1.67
450	15	19	34	22	54.55%	19	23	-17.39%	37	27	37.04%	\$490,000	\$465,000	5.38%	0.92
451	32	14	60	38	57.89%	28	20	40.00%	23	26	-11.54%	\$525,000	\$500,000	5.00%	2.61
452	3	3	15	10	50.00%	2	5	-60.00%	6	2	200.00%	\$622,500	\$887,500	-29.86%	2.50
453	31	22	108	81	33.33%	39	28	39.29%	43	49	-12.24%	\$470,000	\$475,000	-1.05%	2.51
454	7	9	39	29	34.48%	10	8	25.00%	6	8	-25.00%	\$391,000	\$450,500	-13.21%	6.50
455	9	6	23	23	0.00%	7	6	16.67%	8	16	-50.00%	\$550,000	\$496,000	10.89%	2.88
All Thur Co	167	134	545	359	51.81%	215	209	2.87%	247	231	6.93%	\$525,000	\$507,000	3.55%	2.21

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440	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
441	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
442	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
443	1	0	4	3	33.33%	1	2	-50.00%	1	2	-50.00%	\$375,000	\$295,000	27.12%	4.00
444	0	1	3	4	-25.00%	6	2	200.00%	1	1	0.00%	\$318,500	\$305,000	4.43%	3.00
445	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
446	0	1	0	2	-100.00%	1	0	0.00%	0	1	-100.00%	\$0	\$470,000	-100.00%	0.00
447	0	0	6	3	100.00%	1	0	0.00%	1	0	0.00%	\$325,000	\$0	0.00%	6.00
448	0	0	2	0	0.00%	0	0	0.00%	0	3	-100.00%	\$0	\$320,500	-100.00%	0.00
449	1	1	2	2	0.00%	1	1	0.00%	0	2	-100.00%	\$0	\$331,250	-100.00%	0.00
450	2	1	5	2	150.00%	0	1	-100.00%	0	2	-100.00%	\$0	\$332,450	-100.00%	0.00
451	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
452	3	1	26	9	188.89%	1	0	0.00%	2	1	100.00%	\$85,000	\$172,000	-50.58%	13.00
453	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
454	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
455	0	0	0	0	0.00%	0	0	0.00%	0	0	0.00%	\$0	\$0	0.00%	0.00
All Thur Co	7	5	48	25	92.00%	11	6	83.33%	5	12	-58.33%	\$318,500	\$309,950	2.76%	9.60